

THE CITY OF SAN DIEGO, CALIFORNIA  
MINUTES FOR SPECIAL COUNCIL MEETING  
OF

MONDAY, JULY 25, 1988

AT 10:00 A.M.

IN THE COUNCIL CHAMBERS - 12TH FLOOR

NOTICE OF SPECIAL MEETING OF THE CITY COUNCIL

To Council Members Wolfsheimer, Roberts, McColl, Pratt,  
Struiksmma, Henderson, McCarty, and Filner, members of the City  
Council of the City of San Diego, California:

A SPECIAL MEETING of the City Council is hereby called to be held  
in the Council Chambers, 12th floor City Administration Building,  
202 C St., San Diego, California, on Monday, July 25, 1988 at the  
hour of 10:00 a.m.

Said meeting will be held for the purpose of receiving the Draft  
Growth Management Element (Revised Guidelines for Future  
Development Element of the Progress Guide and General Plan), and  
approval for placement on the November 1988 ballot.

Dated July 20, 1988

MAUREEN O'CONNOR, MAYOR

CHRONOLOGY OF THE MEETING:

The meeting was called to order by Mayor O'Connor at 10:04 a.m.

The meeting was recessed by Mayor O'Connor at 12:04 p.m. to  
reconvene immediately following the regularly scheduled afternoon  
meeting.

The meeting was reconvened by Mayor O'Connor at 6:40 p.m. with  
all Council Members present. Mayor O'Connor adjourned the  
meeting at 8:47 p.m. to reconvene in the late afternoon on July  
26, 1988, following the regularly scheduled Council meeting for  
Tuesday, July 26, 1988.

ATTENDANCE DURING THE MEETING:

- (M) Mayor O'Connor-present
  - (1) Council Member Wolfsheimer-present
  - (2) Council Member Roberts-present
  - (3) Council Member McColl-present
  - (4) Council Member Pratt-present
  - (5) Council Member Struiksmma-present
  - (6) Council Member Henderson-present
  - (7) Council Member McCarty-present
  - (8) Council Member Filner-present
- Clerk-Abdelnour (tm,eb)

FILE LOCATION: MINUTES

Jul-25-1988

## ITEM-600: ROLL CALL

Clerk Abdelnour called the roll:

- (M) Mayor O'Connor-present
- (1) Council Member Wolfsheimer-present
- (2) Council Member Roberts-not present
- (3) Council Member McColl-present
- (4) Council Member Pratt-present
- (5) Council Member Struiksma-present
- (6) Council Member Henderson-present
- (7) Council Member McCarty-not present
- (8) Council Member Filner-present

Jul-25-1988

ITEM-601: DISCUSSION HELD, TRAILED TO JULY 26, 1988,  
P.M. TO BE TAKEN FOLLOWING SCHEDULED COUNCIL  
MEETING

A proposal to amend the Progress Guide and General Plan by selecting a Growth Management Element to replace the Guidelines for Future Development. This element addresses the rate, timing and phasing of growth; and the location, quality and quantity of new development; and the protection and preservation of Environmentally Sensitive Lands including wetlands, steep slopes, floodplains, biologically sensitive lands and prehistoric and historic sites and resources. It is the intent that the element be placed on the November, 1988 ballot for ratification by the voters of the City of San Diego.

It is the intent of the City Council that this item will be heard throughout the month of July. Future hearing dates and times will be announced at the conclusion of each hearing.

FILE LOCATION: MEET

COUNCIL ACTION: (Tape location: A004-C546;I500-M081.)

Hearing began at 10:04 a.m. and recessed at 12:04 a.m.

Motion by McCarty to amend the statement of purpose and intent, Section One, Paragraph one, (Page one of the Red Book, The Growth Management Element) to delete the last sentence. Second by Struiksma. Failed by the following vote: Wolfsheimer-nay, Roberts-nay, McColl-yea, Pratt-nay, Struiksma-yea, Henderson-nay, McCarty-yea, Filner-nay, Mayor O'Connor-nay.

MOTION BY ROBERTS TO AMEND THE STATEMENT OF PURPOSE AND

INTENT, SECTION ONE, PARAGRAPH ONE, (Page one of the Red Book, The Growth Management Element) TO ADD A STATEMENT USING THE LANGUAGE SUGGESTED BY STAFF. Second by McCarty. Passed by the following vote: Wolfsheimer-yea, Roberts-yea, McColl-yea, Pratt-yea, Struiksmayea, Henderson-yea, McCarty-yea, Filner-yea, Mayor O'Connor-yea.

MOTION BY WOLFSHEIMER TO AMEND THE DEFINITION OF CLEARING AND GRUBBING, SECTION THREE, PARAGRAPH C, (Page two of the Red Book, The Growth Management Element), TO READ, "CLEARING AND GRUBBING: THE DISTURBANCE OF VEGETATION BY MECHANICAL MEANS, THE REMOVAL OF ALL OR SUBSTANTIALLY ALL VEGETATION, THE REMOVAL OF ROOTS, AND/OR THE CLEARING OR BREAKING UP OF THE SURFACE OF THE LAND BY DIGGING." Second by McColl. Passed by the following vote: Wolfsheimer-yea, Roberts-yea, McColl-yea, Pratt-yea, Struiksmayea, Henderson-yea, McCarty-yea, Filner-yea, Mayor O'Connor-yea.

MOTION BY WOLFSHEIMER TO AMEND PAGE TWO, PARAGRAPH TWO OF THE RED BOOK TO CORRECT THE WORD "INDIGENOUS" THROUGHOUT IF IT IS TO APPLY TO VEGETATION THAT ORIGINATED AND WAS DEVELOPED IN SAN DIEGO, (See Darwin.) Second by Struiksmayea. Passed by the following vote: Wolfsheimer-yea, Roberts-yea, McColl-yea, Pratt-yea, Struiksmayea, Henderson-yea, McCarty-yea, Filner-yea, Mayor O'Connor-yea.

Motion by Wolfsheimer to amend the definition of feasible, Section three, Paragraph "f", (Page three of the Red Book) to delete the words economic and CEQA. No Second.

MOTION BY HENDERSON TO AMEND THE DEFINITION OF FEASIBLE, SECTION THREE, PARAGRAPH "F", PAGE THREE OF THE RED BOOK, BY THE ADDING THE FOLLOWING SENTENCE: THE BURDEN OF PROVIDING THE REQUIRED SUPPORTING EVIDENCE SHALL LIE WITH THE APPLICANT. Second by Filner. Passed by the following vote: Wolfsheimer-yea, Roberts-yea, McColl-yea, Pratt-yea, Struiksmayea, Henderson-yea, McCarty-yea, Filner-yea, Mayor O'Connor-yea.

MOTION BY McCOLL TO AMEND THE DEFINITION OF FLOODPLAINS, SECTION THREE, PARAGRAPH "H", PAGE THREE OF THE RED BOOK TO ADD THE FOLLOWING SENTENCE: THIS DEFINITION DOES NOT INCLUDE THOSE AREAS THAT ARE PAVED OR OTHERWISE IMPROVED OR ALTERED SO AS TO ELIMINATE THE HABITAT OR BIOLOGICAL VALUE OF THAT FLOODPLAIN AREA. Second by Struiksmayea. Motion trailed to the afternoon session to allow staff time to address.

Motion by McCarty to amend the definition of Native Vegetation, Section three, Paragraph "K", Page three of the Red Book, to delete the following: and were not introduced directly or indirectly by humans. Second by Struiksmayea.

Motion withdrawn.

MOTION BY WOLFSHEIMER TO AMEND THE DEFINITION OF STEEP SLOPE LANDS, SECTION THREE, PARAGRAPH M, PAGE FOUR OF THE RED BOOK, BY THE FOLLOWING ADDITIONS AND DELETIONS (additions in

brackets, deletions in quotation marks): STEEP SLOPE LANDS:

ALL LANDS NOT PREVIOUSLY LEGALLY GRADED FOR BUILDING PADS HAVING A NATURAL "SLOPE WITH A" GRADIENT OF TWENTY-FIVE PERCENT OR GREATER, MEASURED BY TWENTY-FIVE FEET OF VERTICAL DISTANCE FOR EACH ONE HUNDRED FEET OF HORIZONTAL DISTANCE WITH A MINIMUM ELEVATION DIFFERENTIAL OF TWENTY-FIVE FEET. UNDEVELOPED LAND LOCATED ADJACENT TO THE TWENTY-FIVE PERCENT SLOPE MAY ALSO BE INCLUDED IN THE STEEP SLOPE LAND IN ORDER TO PROMOTE THE PURPOSE AND INTENT OF THIS SECTION PROVIDED THAT SUCH LAND IS WITHIN THREE HUNDRED FEET OF THE NEAREST POINT OF THE TWENTY-FIVE PERCENT SLOPE. "THIS DEFINITION DOES NOT INCLUDE MANUFACTURED SLOPES, AREAS THAT HAVE BEEN PAVED OR AREAS THAT HAVE BEEN PREVIOUSLY LEGALLY GRADED SO AS TO SUBSTANTIALLY ALTER THE NATURAL CONTOURS."

No second. Motion trailed to the afternoon session to allow staff time to bring back the new language for approval.

The hearing resumed at 6:40 p.m. and recessed at 8:47 p.m.

Motion by Wolfsheimer to amend the language of the Section - Permitted Uses of Wetlands in the redbook, "Growth Management - Sensitive Lands to change the words "regulations and restrictions" to "underlying zones." No second.

MOTION BY FILNER TO ADD "EXISTING SALT MANUFACTURING OPERATIONS" TO PERMITTED USES FOR WETLANDS. Second by

McCarty. Passed by the following vote: Wolfsheimer-yea, Roberts-yea, McColl-yea, Pratt-yea, Struiksma-yea, Henderson-yea, McCarty-yea, Filner-yea, Mayor O'Connor-yea.

MOTION BY McCARTY TO REMOVE THE PHRASE "NON-STRUCTURAL ALTERNATIVE" AND PUT IN THE WORD "OR." Second by Roberts.

Passed by the following vote: Wolfsheimer-nay, Roberts-yea, McColl-yea, Pratt-yea, Struiksma-yea, Henderson-yea, McCarty-yea, Filner-nay, Mayor O'Connor-nay.

MOTION BY FILNER TO DELETE SECTION 4A5 OF PERMITTED USES WETLANDS - SAND AND GRAVEL. Second by Wolfsheimer. Passed

by the following vote: Wolfsheimer-yea, Roberts-nay, McColl-nay, Pratt-nay, Struiksma-nay, Henderson-yea, McCarty-yea, Filner-yea, Mayor O'Connor-yea.

Motion by Filner to delete Section 5, Wetlands, Buffer areas. Second by Wolfsheimer with sand mining operations to continue in the San Dieguito River area. Motion trailed for a report on existing conditional use permits for sand mining.

Motion by Wolfsheimer to amend Permitted Uses in Floodplains

to eliminate words "and density" and insert "uses, but not PRD'S, of one dwelling unit per 4 acres." Second by Filner with the amendment to insert (after A-1-10 Zone) "excluding PRD's for one dwelling unit per 4 acres," leaving "density" and "clustering." Motion trailed for a report from staff.

Motion by McColl to insert a new Item-3 from page 3 of addendum to issues paper re urbanized floodplains. Second by Roberts. Motion trailed for language from staff addressing concerns regarding river valleys.

Motion by Filner to amend the transportation element - Permitted Uses to delete "major," "collector," and "circulation element of adopted community plan" to read "all public arterial streets identified in the general plan." No second.

**MOTION BY WOLFSHEIMER TO INSERT "STRICTLY" BEFORE "NECESSARY" IN LINE 2.** Second by McCarty. Passed by the following vote: Wolfsheimer-yea, Roberts-not present, McColl-yea, Pratt-yea, Struiksma-yea, Henderson-yea, McCarty-yea, Filner-yea, Mayor O'Connor-yea.

Motion by Struiksma to add instead of Item-1 "Minimal encroachment into such steep slopes may be permitted to allow physical development (according to a table referenced), subject to a Sensitive Land Permit for the purpose of calculating the percentage of the parcels in steep slope lands, areas of parcels necessary for public infrastructure or reserved or dedicated for public purpose shall not be used to determine the area of the parcel in steep slopes.

Amendment by McCarty to add words that there be mitigation of two to one for encroachment and that the mitigation not be limited to steep slopes. No second.

**MOTION BY ROBERTS TO APPROVE THE VERSION ON PAGE 7 - STEEP SLOPES ACCORDING TO THE TABLE PRESENTED.** Second by Wolfsheimer. Passed by the following vote: Wolfsheimer-yea, Roberts-yea, McColl-yea, Pratt-yea, Struiksma-nay, Henderson-nay, McCarty-yea, Filner-yea, Mayor O'Connor-yea.

Motion by McCarty to add additional encroachment allowances as listed on page 4 of report 88-264 to mitigation to add A and B except remove the words "steep slopes" to allow mitigation to occur on any sensitive lands. Second by Struiksma. Failed by the following vote: Wolfsheimer-nay, Roberts-nay, McColl-nay, Pratt-nay, Struiksma-yea, Henderson-nay, McCarty-yea, Filner-nay, Mayor O'Connor-nay.

By common consent the hearing was recessed at 8:47 p.m. to resume on July 26, 1988, following the regular Council business for that date.

PUBLIC COMMENT:

None.

ADJOURNMENT:

The meeting was adjourned by Mayor O'Connor at 8:47 p.m.

FILE LOCATION: MEET

COUNCIL ACTION: (Tape location: M081).